The Board of Adjustment meeting will be accessible for online viewing at:

https://zoom.us/j/9616100275 PASSCODE: FDhmG9

Or via phone at: 253-215-8782 with the following:

Meeting ID: 961 610 0275 and Passcode: 892471

We ask that you please call or join into the meeting at 1:15 p.m., to allow time to troubleshoot any connection issues.

GUIDANCE FOR THE PUBLIC OBSERVING MEETING:

- In order to ensure all participants can hear the audio in the meeting, it is essential that your phone or microphone be muted when you are not speaking.
- Please follow any guidelines or rules established by the Board of Adjustment Chairperson during the meeting.
- If you wish to testify, and are on a computer, please list your name, the Appeal Number, and the address you are here for and if you are in favor of or are opposed to the Appeal. When you are called to testify, please un-mute yourself. Once you are done, please resume the mute functionality.
- If you wish to testify by phone, at the start of the meeting please give the Meeting Administrator your name, the Appeal Number and the address you are here for and if you are in favor of or are opposed to the Appeal. When you are called to testify, please press *6 and wait for the Chairman to recognize you. Each person must state very clearly, their name, affiliation (if any), and address. Once you are done, please resume the mute functionality by pressing *6.

Agenda BOARD OF ADJUSTMENT OF THE CITY OF ST. LOUIS Regular Meeting November 15, 2023, 1:30 p.m.

- 1. Call to order.
- 2. A public hearing to consider each of the following;

APPEAL #20494-Amend – Appeal filed by Beleaf Medical, LLC dba Swade Cannabis, c/o Chris DeCioccio, to amend the variance to add comprehensive marijuana to an existing medical marijuana dispensary, at 2316 Cherokee St. Specifically, the Petitioner is applying to amend Condition #14 – The facility's hours of operation shall be limited to 8 a.m. – 8 p.m., Sunday – Saturday.

WARD 8

#AOP-8913-22/

ZONE: "F" – Neighborhood Commercial District

#BPS-131450

APPEAL #20495-Amend – Appeal filed by Beleaf Medical, LLC, c/o Chris DeCioccio, to amend the variance to operate a marijuana dispensary facility, at 4108 Manchester Ave. Specifically, the Petitioner is applying to amend Site Requirement #5 – The facility hours of operation shall be limited to 8 a.m. – 8 p.m., Sunday – Saturday.

WARD 9 #AOP-8914-22 ZONE: "G" – Local Commercial and Office District

APPEAL #20496-Amend – Appeal filed by Beleaf Medical, LLC dba Swade Cannabis, c/o Chris DeCioccio, to amend the variance to add comprehensive marijuana to an existing medical marijuana dispensary, at 6166 Delmar Blvd. Specifically, the Petitioner is applying to amend Condition #14 – The facility's hours of operation shall be limited to 8 a.m. – 8 p.m., Sunday – Saturday.

WARD 10

#AOP-8912-22/

ZONE: "F" – Neighborhood Commercial District

#BPS-131449

Appeal #11691 – Appeal filed by Home Grown Studio, c/o Christina Clagett, from the determination of the Building Commissioner in the denial of a building permit authorizing the Petitioner to do interior and exterior alterations, to convert a school to a multi-family building, per plans (zoning only), at 5935 Horton Pl. (cont'd from 8/2/23).

WARD 10

#AB-570472-22

ZONE: "B" – Two-Family Dwelling District and

ZONE: "F" – Neighborhood Commercial District

- 3. Deliberations on the above hearings.
- **4. Roll Call Vote** in open session to hold a closed meeting pursuant to the following;
 - **A.** Proceedings involving legal actions, causes of action or litigation or confidential or Privileged communications with attorneys as provided by Section 610.021(1) RSMo.
- 5. Approval of Written decisions, Findings of Fact and Conclusions of Law from hearings and deliberations held on November 1, 2023.

In accordance with the provisions of Ordinance 59981, effective July 31, 1986.

By authority of the Board of Adjustment

J. Klitzing, Chairman

CC: Via Email:

Zoning Staff

Randall Mourning, Building Commissioner's Office

Ed Ware, Building Inspection Section

Jared Boyd, Mayor's Office

Charles Coyle

Neal Richardson

Neighborhood Stabilization Team

Dale Ruthsatz, SLDC

Sherran White, Building Inspection Section

Brian Alcaraz, Building Inspection Section

Chris Schlumm, Building Inspection Section

Rob Orr, SLDC

Durrell Smith

Peter Phillips

Bennett Anderson

Lisa Otke

Project Connect

Via Email with Attachments

City Counselor

Board Members

Tracy Billups

Debra Aaron

<u>Via Hard Copy with Attachments:</u>
Mary Hart Burton, Zoning Administrator